

This instrument was prepared by

(Name) HOLLIMAN, TUCKER, KINCAID & LADNER

(Address) 1610 4th Avenue North,
Bessemer, AL 35020



Jefferson Land Title Services Co., Inc.

318 21ST NORTH • P. O. BOX 10481 • PHONE (205) 328-8020

BIRMINGHAM, ALABAMA 35201

AGENTS FOR

Mississippi Valley Title Insurance Company

WARRANTY DEED

STATE OF ALABAMA

SHELBY COUNTY

368
KNOW ALL MEN BY THESE PRESENTS:

That in consideration of Seven Thousand Eight Hundred and no/100---(\$7,800.00)---Dollar

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I
or we, Kermit Stephens & wife, Ebna C. Stephens; Joe Stephens and wife, Lula T. Stephens; and Edward Stephens and wife, Dorothy L. Stephens

(herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto

✓ Hollis Danny Hilyer

(herein referred to as grantee, whether one or more), the following described real estate, situated in
Shelby County, Alabama, to-wit: -



19811214000131560 Pg 1/2 .00
Shelby Cnty Judge of Probate, AL
12/14/1981 00:00:00 FILED/CERTIFIED

BOOK 336 PAGE 820
A tract of Sections 13 & 14, Township 22 South, Range 2 West, Shelby County, Alabama, described as follows: Commence at a Gulf States Paper Co. Concrete Post, marked as the SW corner of the SW¼ of the NW¼ of Section 13, Township South, Range 2 West; thence run West a distance of 80.04 feet to a point on the SE right of way line of Ala. State Hwy. No. 25 (33.00 feet from center-line), said point being a distance of 1247.46 feet North, along said right of way line, from the North right of way line of the Southern Railroad, and the point of beginning; thence turn an angle of 130 degrees 22 minutes 38 seconds to the right and run along said right of way line a distance of 250.00 feet; thence turn an angle of 90 degrees 11 minutes 12 seconds to the right and run a distance of 546.71 feet to a point on a right of way curve of the Southern Railroad; thence run an angle of 84 degrees 56 minutes 10 seconds to the right to the tangent of said right of way curve, and run along said right of way curve (whose delta angle is 18 degrees 22 minutes 46 seconds to the right, radius is 779.35 feet, tangent distance is 126.08 feet, length of arc is 250.00 feet) to a point on a right of way curve; thence turn an angle of 87 degrees 51 minutes 21 seconds to the right from tangent of said curve, TO HAVE AND TO HOLD to the said grantee, his, her or their heirs and assigns forever. (continued on ba

And I (we) do, for myself (ourselves) and for my (our) heirs, executors and administrators, covenant with said grantee, his, her or their heirs and assigns, that I am (we are) lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise stated above; that I (we) have a good right to sell and convey the same as aforesaid; that I (we) will, and my (our) heirs, executors and administrators shall warrant and defend the same to the said grantee, his, her or their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, I (we) have hereunto set my (our) hand(s) and seal(s) this 11th
day of December, 19 81

Kermit Stephens
Kermit Stephens

(SEAL)

Ebna C. Stephens
Ebna C. Stephens

(SEAL)

Joe Stephens
Joe Stephens

(SEAL)

Lula T. Stephens
Lula T. Stephens

(SEAL)

Edward Stephens
Edward Stephens

(SEAL)

Dorothy L. Stephens
Dorothy L. Stephens

(SEAL)

STATE OF ALABAMA

JEFFERSON COUNTY

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Kermit Stephens & wife, Ebna C. Stephens; Joe Stephens wife, Lula T. Stephens; & Edward Stephens & wife, Dorothy L. Stephens

whose name(s) are signed to the foregoing conveyance, and who are known to me, acknowledged before me on this day, that, being informed of the contents of the conveyance, they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 11th day of December, A.D. 19 81

St. 2 Box 20-C
Calera, Ala
251140

John S. Payne
Notary Public
My Commission Expires October 1, 1

and run a distance of 527.99 feet, to the point of beginning. Situated in the SE¼ of the NE¼ of the NE¼ of the SE¼ of Section 14, and the SW¼ of the NW¼ and the NW¼ of the SW¼ of Section 13, all in Township 22 South, Range 2 West, Shelby County, Al.

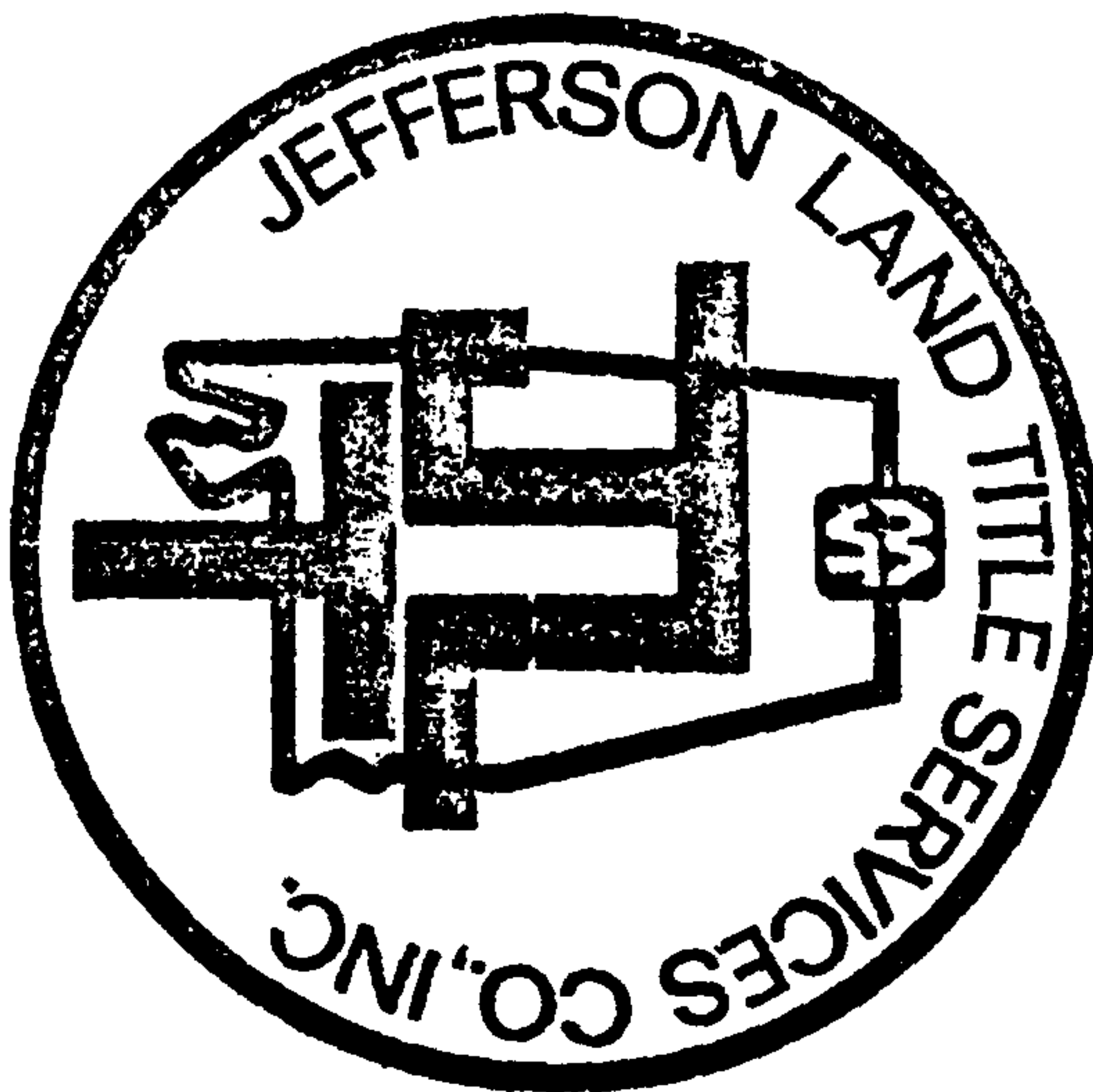
This conveyance subject to:

1. Taxes for the year 1982
2. Rights of way for road to Shelby County as recorded in Deed Book 86, page 215, & in Deed Book 108, page 416, in Probate Office.
3. Oil, gas, and mineral lease, dated 6-12-79, in Deed Book 321, page 619, et seq. in said Probate Office.
4. Permit to Alabama Power Co. recorded in Deed Book 98, page 189, in said Probate Records.
5. Title to minerals and mining rights to a portion of subject lands and all related rights pertaining thereto, as excepted in Deed Book 324, page 335 in Probate Office.
6. Memorandum of Oil and Gas Lease from Gulf States Paper Corp. to Atlantic Richfield Co., as shown in Deed Book 324, page 394, in Probate Office.

Kermit Stephens, Joe Stephens and Edward Stephens are one and the same persons as Kermit L. Stephens, Edward E. Stephens and Joseph W. Stephens as shown in Deed Book 324, page 335, in Probate Office.

1981 DEC 14 PM 2:25

Deed tax - 800
Rec. 500
Ind. 100
1400



STATE OF ALABAMA
COUNTY OF

WARRANTY DEED

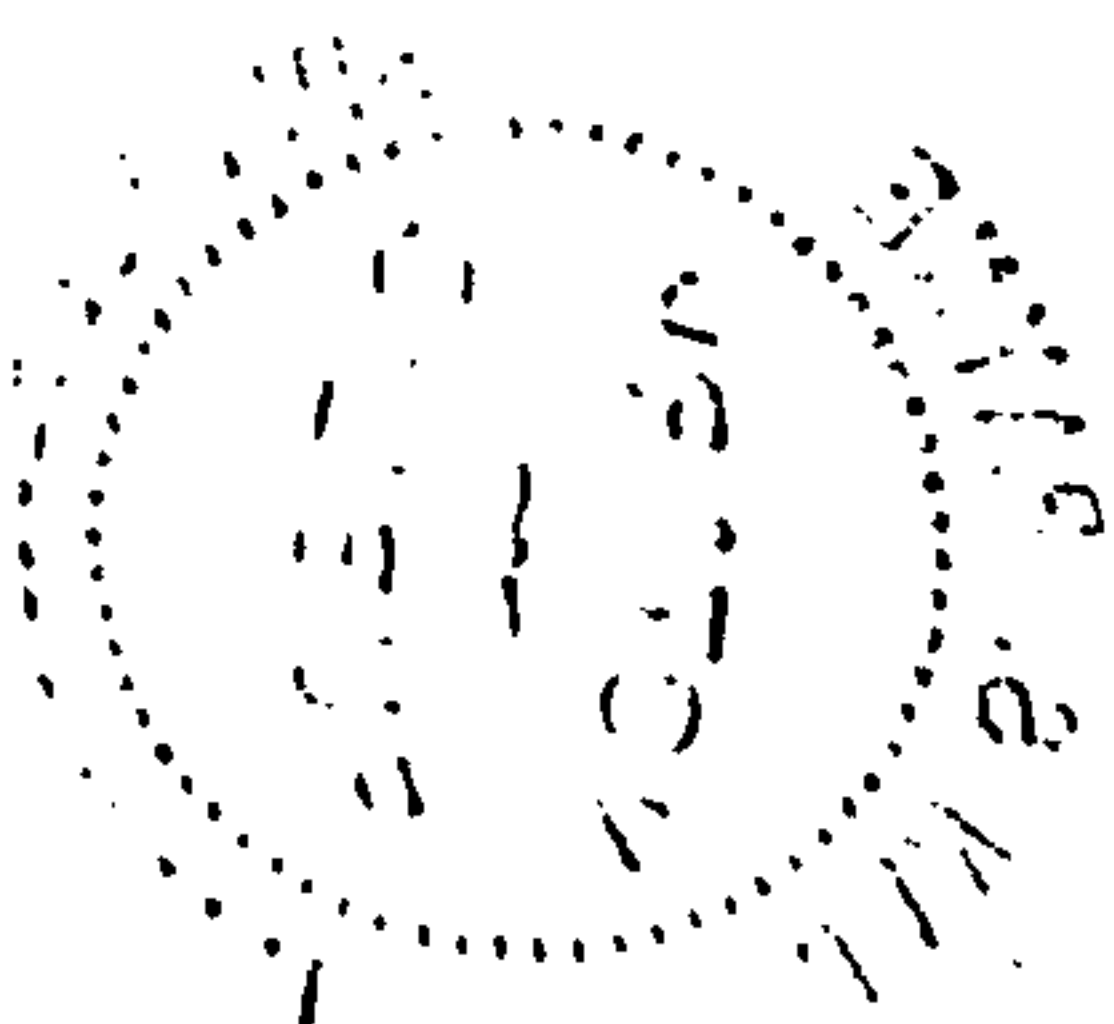
TO

Recording Fee \$
Deed Tax \$

\$

This form furnished by

Jefferson Land Title Services Co., Inc.
316 21ST NORTH • P.O. BOX 10481 • PHONE (205) 328-8020
BIRMINGHAM, ALABAMA 35201
AGENTS FOR
Mississippi Valley Title Insurance Company



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BOOK